

Minutes
Colington Harbour Board of Directors Meeting
August 13, 2024

Call to order: Meeting was called to order at 8:02 by Howard Snyder, Chairman

Members Present:

President – Bill Meyer

Chairman – Howard Snyder

1st VP – absent

Member at Large – Doug Wirth

Treasurer – David Creecy

Secretary – Deborah Beddingfield

2nd VP – Daniel Hoggard

Others Present:

Community Manager – Donna Price

Covenant Enforcement – Wendy Kmet

Maintenance – Pat Card

Bookkeeper – Ann Blomberg

Guest – Doug McKenzie, Total Asphalt

Approval of Agenda: Bill Meyer 1st, Daniel Hoggard 2nd, All in favor

Approval of Minutes: None David Creecy and Daniel Hoggard moved not to approve the minutes of June 11 and July 2024, saying that information was not removed, and the minutes are biased toward CHRYC. Deborah Beddingfield asked what they wanted her to change; no response.

DEPARTMENTAL REPORTS

Foreclosures: Ann Blomberg

- Proceed with 15 day demand letters as stated in covenants for delinquent dues.
- Jordan Price clear all but 1 collection account
- Nine will be turned over to Jordan Price at the end of August if payment has not been received.

Security/Covenant Enforcement: Wendy Kmet

- Web outages have us continuing to work on interior cameras linked to the guard gate monitoring system.
- Revising our Fee Schedule Form to comply with our Covenants: David Creecy moved to approve the revision, Bill Beyer 2nd, all in favor.

Maintenance: Pat Card

- Pat presented the August dredging report. Attached.
- Wednesday homeowner trash drop off is going well. 5 residents the 1st day, 11 on the 2nd. Drivers' licenses are being checked. A replacement dumpster was received.
- Pat trimmed around the tennis court, cutting back vines. CHYRC is responsible for removing vines off the fence.
- Pat continues to clean the park beach area every Monday. Children's spring rider playground equipment has been damaged. Donna to contact manufacturer for sturdier springs.
- Large tree was trimmed in front of the clubhouse.
- Lancer Court sinkhole was repaired by Dare County Water Department under Pat's supervision.

- Bids being requested for repair to the maintenance yard shed – replacing vinyl siding, roof repair/replacement, and soffit repair.

Administrative: Donna Price

- Received numerous calls regarding Brightspeed soliciting door to door. They are no longer in the area.
- Labor Day celebration is coming together. Craft vendors, Fire Dept., Coast Guard and Coastie, Tubs Hot Dogs, Tiki Treats, and Kill Devil Kats will help us celebrate.

OFFICER REPORTS

President: Bill Meyer

- Residents feel they are not allowed to attend HOA Board meetings. Bill will send an eBlast encouraging all residents to attend Board meetings.

First VP: Leah Holmes – absent. No report.

2nd VP: Daniel Hoggard

- Daniel is pleased with the way the maintenance yard is allowing homeowners to drop off items in their dumpsters.
- Daniel rode around Colington and noted the majority of homeowners have done a good job of keep their property in great condition. Will work with modular section residents to help when needed.

Treasurer: David Creecy

- David met with Ann, Donna, and the accountant. Accountant suggested changes in the balance sheet. Line items 407 & 787 already accounted for. Deborah made a motion to move these items to contingency line 787, Daniel 2nd, all in favor.
- Accountant suggested the Board make a resolution that any excess income be rolled over into the following year's budget and be spent in that year. David so moved, Howard 2nd, all in favor.
- 330 Harbour Road has been gifted to Colington Harbour Association. Owner tried to sell the lot but was unsuccessful. David moved to accept the property, list it as common property, and have Jordan Price record it in Colington Harbour's name. Howard 2nd, all in favor.
- David will meet with John Collings to go over line items in Capital Reserve Reports to get a baseline of our current assets and their current value. This will be scheduled in September or October.

Secretary: Deborah Beddingfield

- Deborah asked why she was told by Donna Price that she was not allowed to review the signatures of the Petition to Call for a Special Meeting to hold another election. Howard stated he wanted to review the cover page and the names before confirming the list.

Chairman: Howard Snyder

- Howard stated he wanted Bill Meyer, President of the CHA Board, to write an eBlast to correct the misinformation being spread by concerned citizens.

Member at Large: Doug Wirth

- Doug requested a statement explaining that any Colington Harbour resident can rent the clubhouse, with the price being discounted if you are a member of the CHYRC.
- Doug questioned who wrote a recent eBlast.

OLD BUSINESS

- Colony Lake: Discussion of September project for replacing drainpipe and getting more concrete to stabilize the area near the road.

- Doug McKenzie with Total Asphalt presented to Board reasons to continue to use Total Asphalt for resurfacing the roads. “Most of the roads in Colington are in pretty good condition, total Asphalt will continue to help you keep them that way.” Board will review the proposal, contact current customers for referrals, and discuss it at the next meeting.

NEW BUSINESS

- David Creecy made a motion to remove Deborah Beddingfield as Secretary of the Board of Colington Harbour, referring to Article VI, Section 8 of the Bylaws. David stated that Deborah has shown complete bias against Colington Harbour and that her minutes are proof of this bias. Daniel Hoggard stated Deborah’s name was listed on the invitation of the Concerned Citizens Meeting and Deborah did not speak up regarding the false statements that Daniel said were lies being presented at that meeting. David Creecy said Deborah did to ask permission to go to the Concerned Citizens meeting. Deborah responded that she went as a concerned citizen. David stated Deborah could not go there as a concerned citizen, she had a responsibility to attend as a CHA Board member. Deborah asked David if Bill Beyer and Daniel Hoggard had asked for permission, and Daniel said he did not. Howard Snyder seconded the motion to remove her as Secretary. David Creecy, Howard Snyder, Bill Meyer, and Daniel Hoggard voted to remove her. Doug Wirth voted no. When Howard Snyder asked Deborah how she voted, she said, “no.”

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Meeting adjourned at 10:15 by Howard Snyder